

**59± Acres in Leake County, MS**

**\$115,000**



**SMALLTOWN**  
HUNTING PROPERTIES  
& REAL ESTATE<sup>SM</sup>

Office 769-888-2522



# Property Profile

## The Leake 59

### Location:

- Leake County, MS
- Fronts St. Anne Road
- 5± Miles Southeast of Thomastown
- 12± Miles Northwest of Carthage

### Coordinates:

- 32.816223, -89.643930

### Property Information:

- 59± Acres
- Primarily 18± Year Old Plantation Pine
- 11± Acres of Young Hardwoods
- Ample Deer and Turkey Sign

### Property Use:

- Timber Investment
- Deer
- Turkey

### Tax Information:

- Parcel 37120004 : \$191 for 2021



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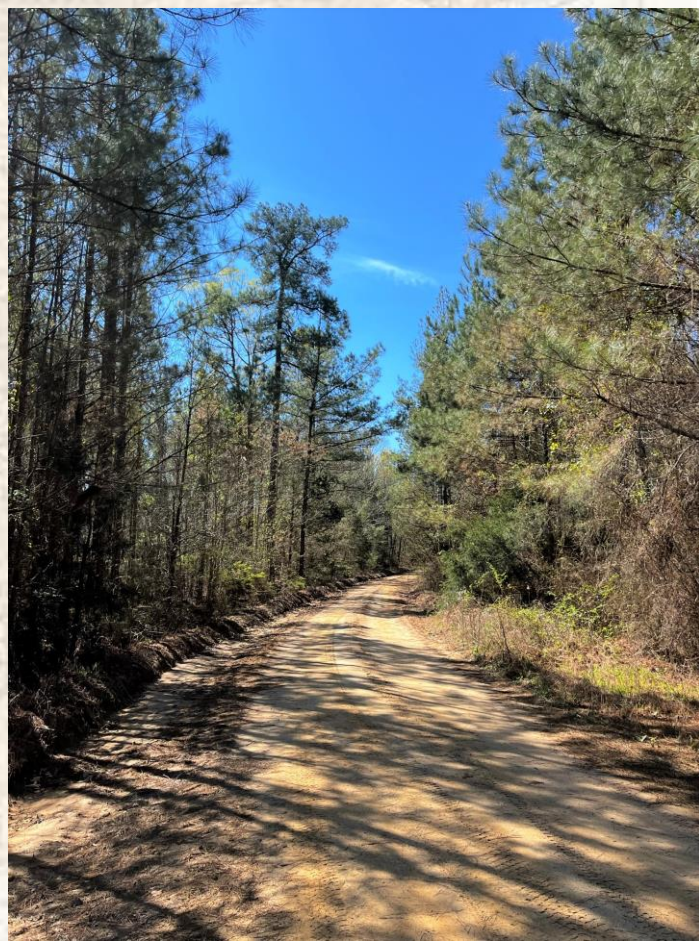
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If you are searching for a tract that is off the beaten path, The Leake 59 deserves a look. Located off St. Anne Road, this 59± acre property is situated in the rolling hills of western Leake County, MS. The land offers approximately 40 acres of 18± year old plantation pine, with the remaining acreage consisting of a young, 11± acre hardwood block and small hardwood pockets in the bottoms. A majority of the pine was recently thinned and there is a primary trail that navigates across the heart of the property.



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From the recreational standpoint, there is an open area along the road where you can plant a food plot, and former skidder trails that could be reclaimed for additional access on your ATV or SXS. Upon initial inspection, there were deer tracks everywhere and turkey tracks were along the primary trail.

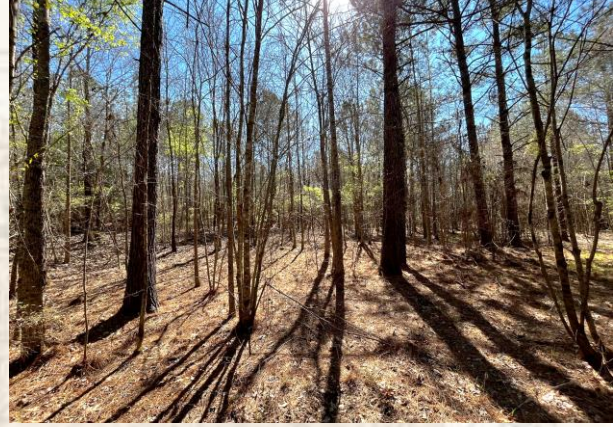


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This tract is ideal for someone not looking to break the bank. Whether you want a small timber investment, or a secluded recreational tract, be sure to give The Leake 59 a look! For further reference, the property is located approximately 5 miles southeast of Thomastown and 12 miles northwest of Carthage.



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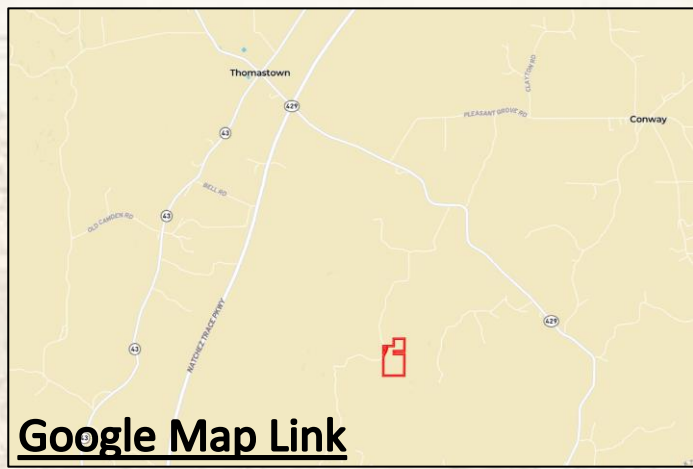
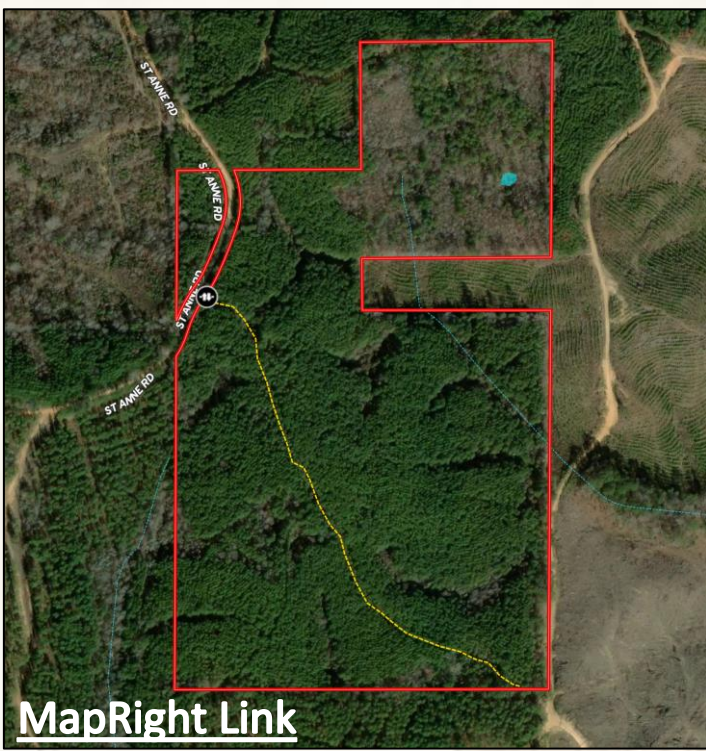


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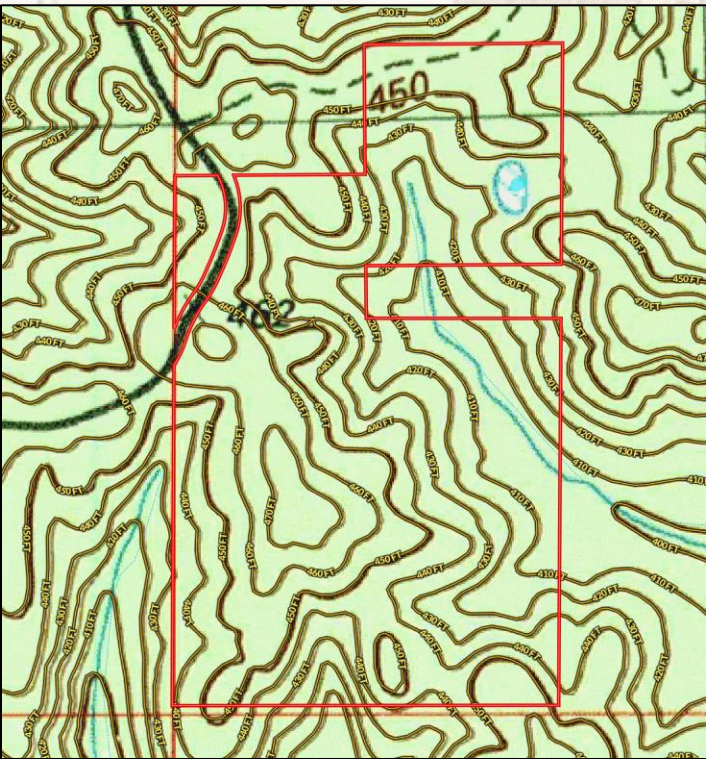


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- **Boundary Consists of 59± Acres**
- **Primarily 18± Year old Plantation Pine**
- **11± Acres of Young Hardwoods**
- **Fronts St. Anne Road**
- **5± Miles Southeast of Thomastown**
- **12± Miles Northwest of Carthage**



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